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January 23, 2007

**REPORT OF THE COMMITTEE**  
**ON LAND USE**

The Committee on Land Use held a meeting on January 23, 2007, with Chairman Sean O'Donovan presiding and Committee Members Aldermen Maryann Heuston and Thomas Taylor also present and voting. Also present were Aldermen Bruce Desmond and William White and DPW Commissioner Stan Koty and Michael Gleba from SPCD.

The committee elected to keep item # 182003, (an amendment to the Zoning Ordinances establishing a PUD-C Zoning Overlay District and Union Square Arts Overlay District), until such time as written recommendations are received from the Planning Board.

Chairman O'Donovan spoke about tiers for RA, RB and RC zoning and expressed his feeling that the proposed zoning for RA and RB is too restrictive. Aldermen Heuston and O'Donovan stated that the city is moving on a straight line on zoning and they believe that the city should undertake a comprehensive effort at rezoning the city. Alderman Taylor expressed his desire to preserve the neighborhoods and said that he favors RA zoning.

Alderman Taylor's motion **that the setbacks, as stated in Item # 181885, apply to RA zoning districts only** was approved.

Alderman Heuston's Resolution **that the Administration undertake a comprehensive study on RA, RB, RC and BA zoning as soon as feasible to explore further stratification of zones and to enhance both smart growth initiatives and the preservation of neighborhoods** was approved.

The committee discussed matters before it and took action on the following 7 items:

**180984:** Ordinance - By Ald. White, Proposing an amendment to Section 16.5 of the Zoning Ordinance specifying that the Planning Board may not waive the requirement for mixed use in a PUD-B.

**RECOMMENDATION:** Should be placed on file

**VOTE:** Unanimous, 3 - 0 in favor

**180985:** Ordinance - By Ald. White, Provost and Gewirtz, Proposing an amendment to the Zoning Ordinance relative to Assembly Sq.

**RECOMMENDATION:** Should be placed on file

**VOTE:** Unanimous, 3 - 0 in favor

**181227:** Ordinance - By Ald. Roche, Proposing new zoning for Assembly Square.

**RECOMMENDATION:** Should be placed on file

**VOTE:** Unanimous, 3 - 0 in favor

**181319:** Ordinance - By Ald. Roche, Submitting new Assembly Sq. Smart Growth Overlay District zoning, as attached.

**RECOMMENDATION:** Should be placed on file

**VOTE:** Unanimous, 3 - 0 in favor

**181508:** Communication - from David Dahlbacka re: Amendments to Assembly Sq. Mixed-Use Zoning.

**RECOMMENDATION:** Should be placed on file

**VOTE:** Unanimous, 3 - 0 in favor

**181592:** Communication from City Officer - Planning Board responding to #181227 re: proposed amendments to the Zoning Ordinance to make changes to the Assembly Square Mixed-Use District.

**RECOMMENDATION:** Should be placed on file

**VOTE:** Unanimous, 3 - 0 in favor

**181593:** Communication from City Officer - Planning Board responding to #180985 and #181319 re: proposed Amendments to the Zoning Ordinance for Assembly Square Smart Growth Overlay Districts.

**RECOMMENDATION:** Should be placed on file

**VOTE:** Unanimous, 3 - 0 in favor

**181885:** Order from Alderman Taylor –That the Board of Aldermen approve an amendment to increase side yard setbacks in RA and RB Zoning Districts.

**RECOMMENDATION:** Should be approved as amended (applies to RA Zoning Districts only)

**VOTE:** Unanimous, 3 - 0 in favor

**COMMITTEE REPORT**

Report of the Committee on Land Use,  
January 23, 2007

In Board of Aldermen

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Clerk